



NAVARRO COUNTY

Stanley Young – Director

syoung@navarrocounty.org

601 N. 13th Street Suite 1
Corsicana, Texas 75110
Ph. 903-875-3312
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APPLICATION FOR RE-PLAT

Fee: \$300.00

General Location of Property: Corner of SW CR 2390 + SW CR 2397

Name of Subdivision: Amy Land Company

Number of existing lots owned: 1 Proposed number of new lots: 4

Name of Owner: Schroeder Land Group, LLC

Mailing Address: 2123 Sandi Ln., Sachse, TX 75048

Phone Number: 214-289-0233 Email: allstar.trees@yahoo.com

Owner Signature: [Signature]

Surveyor preparing plat: Rockin B Surveying, LLC

Mailing Address: PO Box 5052, Mabank, TX 75147

Phone Number: 903-288-6810 Email: wayne@rockinbsurveying.com

This box only pertains to requests in which the owner will not be available to make the meeting.

In lieu of representing this request, myself as owner of the property, I hereby authorize the person designated below to act in the capacity as my agent for the application, processing, representation and/or presentation of this request.

Signature of Owner: [Signature]

Signature of Authorized Representative: _____

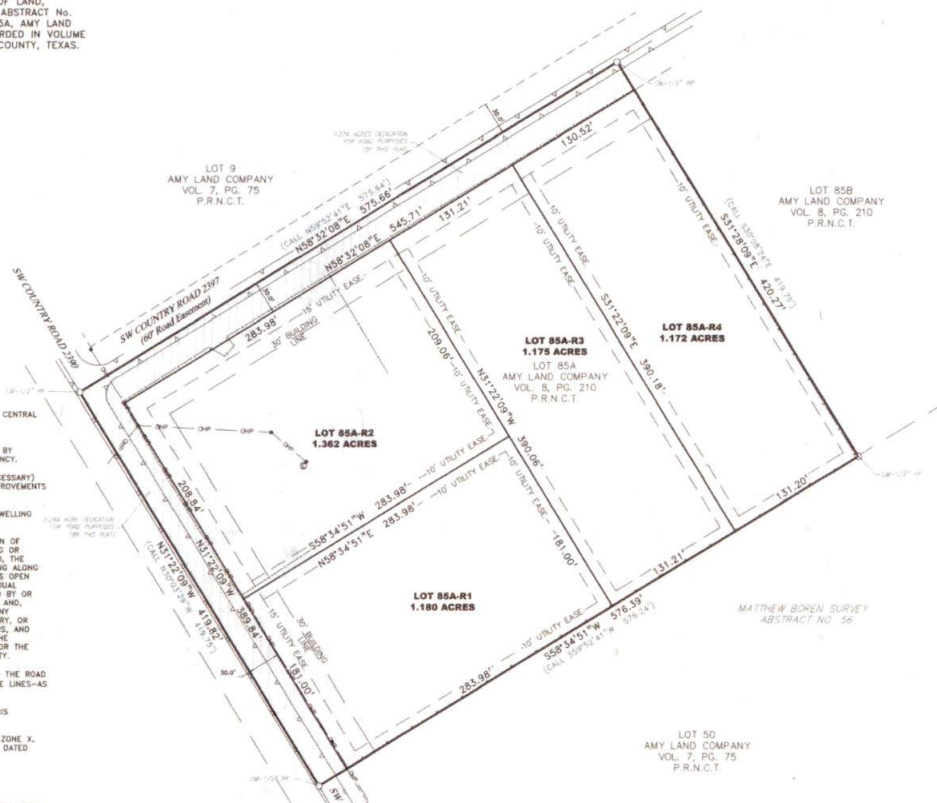
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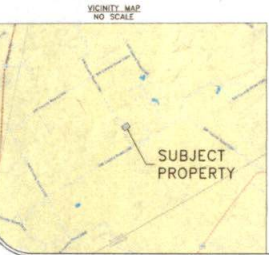


**PRELIMINARY REPLAT OF LOT 85A, INTO
LOT 85A-R1, LOT 85A-R2, 85A-R3, AND 85A-R4, AMY LAND COMPANY
MATTHEW BOREN SURVEY, ABSTRACT NO. 56,
NAVARRO COUNTY, TEXAS**

ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND, SITUATED IN THE MATTHEW BOREN SURVEY, ABSTRACT No. 56, NAVARRO COUNTY, TEXAS, BEING LOT 85A, AMY LAND COMPANY, ACCORDING TO THE REPLAT RECORDED IN VOLUME 8, PAGE 210, PLAT RECORDS OF NAVARRO COUNTY, TEXAS.



- NOTES:**
- 1) BEARINGS ARE BASED ON RAD 83, TEXAS NORTH CENTRAL 4202, AS OBSERVED BY GPS.
 - 2) SEPTIC SYSTEMS-INDIVIDUAL FACILITIES LICENSED BY NAVARRO COUNTY AND INSTALLED PRIOR TO OCCUPANCY.
 - 3) DEVELOPMENT AND SEPTIC TANK PERMITS (IF NECESSARY) ARE REQUIRED PRIOR TO CONSTRUCTION OF ANY IMPROVEMENTS ON THE PROPERTY.
 - 4) NO MORE THAN ONE SINGLE FAMILY DETACHED DWELLING SHALL BE LOCATED ON ANY LOT.
 - 5) BLOCKING THE FLOW OF WATER OR CONSTRUCTION OF IMPROVEMENTS IN DRAINAGE EASEMENTS, AND FILLING OR OBSTRUCTION OF THE FLOODWAY IS PROHIBITED; AND, THE EXISTING CREEKS OR DRAINAGE CHANNELS TRAVELING ALONG OR ACROSS THE SUBDIVIDED TRACTS WILL REMAIN AS OPEN CHANNELS, AND WILL BE MAINTAINED BY THE INDIVIDUAL OWNERS OF THE LOT OR LOTS THAT ARE TRAVELLED BY OR ADJACENT TO THE CREEKS OR DRAINAGE CHANNELS; AND, NAVARRO COUNTY WILL NOT BE RESPONSIBLE FOR ANY PROPERTY DAMAGE, PROPERTY LOSS, PERSONAL INJURY, OR LOSS OF LIFE BY FLOODING OR FLOODING CONDITIONS, AND NAVARRO COUNTY WILL NOT BE RESPONSIBLE FOR THE MAINTENANCE AND OPERATION OF DRAINAGE WAYS FOR THE CONTROL OF EROSION LOCATED ON PRIVATE PROPERTY.
 - 6) THERE SHALL BE A 15' UTILITY EASEMENT ALONG THE ROAD FRONTAGE, AND A 10' UTILITY EASEMENT ALONG SIDE LINES-AS SHOWN.
 - 7) NO EASEMENT RECORD SEARCH WAS MADE BY THIS SURVEYOR CONCERNING THIS PROPERTY.
 - 8) THE PROPERTY IS SHOWN AS BEING LOCATED IN ZONE X, BY FLOOD INSURANCE RATE MAP NO. 48349C07500, DATED 6-05-2012.



**DEVELOPER:
MATT SCHROEDER
214-289-0233**

I, Wayne Beets II RPLS No. 6039, do hereby certify that the Plat of Survey shown hereon is a correct, and accurate representation of the property lines, and dimensions are as indicated and was prepared from an on the ground survey done under my supervision during the month of November, 2023.
01/05/2024
WAYNE BEETS II
REGISTERED PROFESSIONAL LAND SURVEYOR
STATE OF TEXAS NO. 6039

OWNER'S STATEMENT:
I, Matthew Schroeder, do hereby adopt this replat, designating the hereinabove described property as a REPLAT of Lot 85A, AMY LAND COMPANY, into Lot 85A-R1, Lot 85A-R2, Lot 85A-R3, Lot 85A-R4, AMY LAND COMPANY and do accept this replat as my plan for said addition and do designate the easements for public utilities, as shown.

Witness, my hand, this the ____ day of _____, 2024.
By: MATTHEW SCHROEDER

SUBSCRIBED TO AND SWORN BEFORE ME, a Notary Public in and for the State of Texas, this the ____ day of _____, 2024.

Notary Public _____

STATE OF TEXAS
COUNTY OF NAVARRO: KNOW ALL MEN BY THESE PRESENTS:
Certificate of approval by the Commissioners Court of Navarro County, Texas.
Approved this the ____ day of _____, 2024.

County Judge _____

Commissioner Precinct #1 _____ Commissioner Precinct #2 _____
Commissioner Precinct #3 _____ Commissioner Precinct #4 _____

STATE OF TEXAS
COUNTY OF NAVARRO: KNOW ALL MEN BY THESE PRESENTS:
THAT I, COUNTY CLERK FOR THE COUNTY OF NAVARRO DO HEREBY CERTIFY THAT THE FORGING PLAT WAS FILED IN MY OFFICE ON THIS the ____ day of _____, 2024.

COUNTY CLERK _____

STATE OF TEXAS
COUNTY OF NAVARRO: KNOW ALL MEN BY THESE PRESENTS:
Certificate of approval by the Planning and Zoning Commission of Navarro County, Texas.
Approved this the ____ day of _____, 2024.

Chairman _____ Vice Chairman _____

1" = 60'
PREPARED BY:
ROCKIN B
B
SURVEYING, L.L.C.
P.O. BOX 5052
MABANK, TEXAS 75147
FIRM No. 10194744
903-288-6810
JOB NO. 2023-433